



**Order under Section 31
Residential Tenancies Act, 2006**

File Number: LTB-T-054201-25

In the matter of: 3857 PARTITION ROAD
MISSISSAUGA ON L5N 8N2

Between: LIZZY OGBEIDE Tenants
GODWIN OGBEIDE

and

MOHAMED ABOUEL-WAFA Landlord

LIZZY OGBEIDE and GODWIN OGBEIDE (the 'Tenants') applied for an order determining that MOHAMED ABOUEL-WAFA (the 'Landlord'):

- entered the rental unit illegally.
- substantially interfered with the reasonable enjoyment of the rental unit or residential complex by the Tenants or by a member of their household.
- harassed, obstructed, coerced, threatened or interfered with the Tenants.

This application came before me for a mandatory adjudicative case conference in videoconference 134 on February 11, 2026.

Only the Landlord's support person Ehmed Wafa, and the Landlord's Representative Ti-Anna Hall attended the hearing. As of 9:57 am, the Tenants were not present or represented at the hearing although properly served with notice of this hearing by the LTB. There was no record of a request to adjourn the hearing.

Determinations:

1. I find that this application has been abandoned because the Tenant did not appear to support their application.

It is ordered that:

1. The application is dismissed.

February 17, 2026
Date Issued

Nersi Makki
Member, Landlord and Tenant Board

15 Grosvenor Street, Ground Floor
Toronto ON M7A 2G6

If you have any questions about this order, call 416-645-8080 or toll free at 1-888-332-3234.